

MINUTES
LANCASTER COUNTY BOARD OF EQUALIZATION
TUESDAY, JANUARY 29, 2002
COUNTY COMMISSIONERS CHAMBERS
FIRST FLOOR, COUNTY-CITY BUILDING
1:30 P.M.

Commissioners Present: Bob Workman, Chair
Kathy Campbell
Larry Hudkins

Commissioners Absent: Bernie Heier, Vice Chair
Ray Stevens

Others Present: Norm Agena, County Assessor
Kerry Eagan, Chief Administrative Officer
David Johnson, Deputy County Attorney
Bruce Medcalf, County Clerk
Trish Owen, Deputy County Clerk
Gwen Thorpe, Deputy Chief Administrative Officer

The Board of Equalization was convened at 1:30 p.m.

- 1) **MINUTES:** Approval of the minutes of the Board of Equalization meeting held on Tuesday, January 22, 2002. (A copy of these minutes is on file in the office of the Lancaster County Clerk.)

MOTION: Hudkins moved and Campbell seconded approval of the minutes of the Board of Equalization meeting dated January 22, 2002. Campbell, Hudkins and Workman voted aye. Motion carried.

- 2) **ADDITIONS AND DEDUCTIONS:**

Approval of 76 additions and deductions to the tax assessment rolls per Exhibit A.

MOTION: Campbell moved and Hudkins seconded approval of the additions and deductions to the tax assessment rolls. Campbell, Hudkins and Workman voted aye. Motion carried.

3) **MOTOR VEHICLE TAX EXEMPTIONS:**

Capitol City Christian Church
Catholic Social Services
Christian Record Services, Inc.
Christian Heritage Children's Home
Central States Conference - Allon Chapel SDA Church
Lincoln Christian School
Martin Luther Homes of Nebraska, Inc.
People's City Mission
Saint Elizabeth Regional Medical Center
Salvation Army
Temple Baptist Church

MOTION: Campbell moved and Hudkins seconded approval of the motor vehicle tax exemptions. Workman, Campbell and Hudkins voted aye. Motion carried.

4) **NOTICE OF VALUATION CHANGE FOR OMITTED OR UNDERVALUED PROPERTY FOR THE FOLLOWING:**

Campbell declared a conflict of interest on Section 42 Partners LTD IV.

B K Partnership

Norm Agena, County Assessor, explained that the property owner has two lots and that a warehouse was listed on the incorrect lot. He recommended that the new value be set at \$63,176.

Cecil F. & Jeanne N. Kirk

Agena recommended a new value of \$226,416.

MOTION: Hudkins moved and Campbell seconded to accept the County Assessor's recommendation and set the following new values: \$63,176 for B K Partnership and \$226,416 for Cecil F. and Jeanne N. Kirk. Workman, Hudkins and Campbell voted aye. Motion carried.

Section 42 Partners LTD IV

Agena stated his office had not listed a home on the parcel since 1998. He recommended that it be placed back on the tax rolls for 1998 through 2001.

MOTION: Hudkins moved and Workman seconded to accept the County Assessor's recommendation for Section 42 Partners LTD IV. (The value is \$89,800.) Hudkins and Workman voted aye. Campbell abstained. Motion carried.

5) **ADJOURNMENT:**

By direction of the Chair, the Board of Equalization meeting was adjourned at 1:35 p.m.

Bruce Medcalf
County Clerk

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The Board of Commissioners meeting was convened at 1:35 p.m.

- 1) **MINUTES:** Approval of the minutes of the Board of Commissioners meeting held on Tuesday, January 22, 2002. (A copy of these minutes is on file in the office of the Lancaster County Clerk.)

MOTION: Campbell moved and Hudkins seconded approval of the minutes of the Board of Commissioners meeting dated January 22, 2002. Campbell, Hudkins and Workman voted aye. Motion carried.

- 2) **CLAIMS FOR REVIEW:**

A. PV 782-1181, dated January 11, 2002 - Families First (F³) has requested payment to Child Guidance Center, totaling \$846.30, for Flex Funds (Training and Care Coordination), for which there is no contract.

MOTION: Campbell moved and Hudkins seconded approval of the claim.

In response to a question asked by Hudkins, Campbell explained that they have been approving the claims because the County has not completed the contract regarding flex funds.

2) **CLAIMS FOR REVIEW CONTINUED:**

David Johnson, Deputy County Attorney, stated the first round of guidelines regarding petty cash were drafted and placed on a previous agenda for the Board's consideration, however, they were placed hold for further review.

He stated the flex funds payment would be for only for petty cash funds because the County Clerk's Office is currently able to provide for general flex funds which are not of a cash nature.

Hudkins stated he is uncomfortable that there is no description as to what the funds are being expended on.

AMENDMENT TO THE MOTION: Hudkins moved to amend the motion that the Payment Voucher (PV) 782-1181, dated January 11, 2002 be held for one week for more detailed information with regard to the expenditure.

Campbell accepted the friendly amendment.

ROLL CALL: Campbell, Hudkins and Workman voted aye. Motion carried.

3) **CLAIMS:** Approval of all claims processed through Tuesday, January 29, 2002.

MOTION: Campbell moved and Hudkins seconded approval. Workman, Campbell and Hudkins voted aye. Motion carried.

4) **SPECIAL PRESENTATIONS:**

A. The County-City Volunteer of the Month Award was presented to Marylin Novak for her services at the Corrections Department.

5) **OLD BUSINESS:**

A. A political subdivision tort claim filed against the Lancaster County Corrections Department by Thomas Yoder for medical expenses.

MOTION: Campbell moved and Hudkins seconded to accept the Director's recommendation and deny the tort claim filed against the Corrections Department by Thomas Yoder. Hudkins, Workman and Campbell voted aye. Motion carried.

5) **OLD BUSINESS CONTINUED:**

- B. An interlocal agreement between the Lancaster County Engineering Department and the Nemaha Natural Resource District (NRD) for the Upper Little Nemaha Watershed Structure Number 23, Lancaster County Structure R-184. The Nemaha NRD will construct a floodwater retardation structure, at no cost to the County, downstream from County Bridge 23 located on Roca Road between South 148th Street and South 162nd Street. The County will allow the Nemaha NRD to store floodwater temporarily on County right-of-way. (C-02-29)**

MOTION: Hudkins moved and Campbell seconded approval of the interlocal agreement between the Lancaster County Engineering Department and the Nemaha Natural Resource District. Workman, Campbell and Hudkins voted aye. Motion carried.

6) **NEW BUSINESS:**

- A. Applications for two Special Events Permits from the Lincoln Track Club to hold the following events:**

- ▶ **State Farm "Run for Your Life" Road Race on Saturday, March 23, 2002 beginning at 9 a.m.**
- ▶ **Havelock Run on Saturday, May 18, 2002 beginning at 8 a.m.**

MOTION: Campbell moved and Hudkins seconded approval of the applications for two Special Events Permits from the Lincoln Track Club. Workman, Hudkins and Campbell voted aye. Motion carried.

- B. A network provider contract with Region V Human Service Program for the County to provide mental health and alcoholism program services at the Community Mental Health Center. The County will receive \$4,384,889 for the services. (C-02-35)**

MOTION: Hudkins moved and Campbell seconded approval of a contract with Region V Human Service Program.

Jill Rubottom, Regional Program Administrator for Region V Systems, appeared and stated the contract would provide for the hiring of seven community support workers at the Community Mental Health Center and would eliminate the waiting list.

6) **NEW BUSINESS CONTINUED:**

ROLL CALL: Campbell, Workman and Hudkins voted aye. Motion carried.

C. An agreement with Region V Systems for emergency protective care services to individuals from other counties and for safekeeping, care and sustenance of certain acutely mentally ill individuals in Region V, beginning January 1, 2001 to June 30, 2002. The County will be reimbursed up to \$43,588 for the services or \$52 per individual per day. (C-02-36)

MOTION: Campbell moved and Hudkins seconded approval of an agreement with Region V Systems.

Rubottom appeared and clarified that in addition to the \$52 per individual per day the County will be paid an additional \$78 per day from the county itself.

Johnson noted that the change is at the bottom of page three of the agreement which states, "Region V shall specifically require each referring county to agree to reimburse Lancaster County for all costs, judgements, damages and expenses including attorney fees incurred by it in any action arising out of or resulting from the continued detention of an individual from that county."

ROLL CALL: Workman, Campbell and Hudkins voted aye. Motion carried.

D. A lease agreement between the Lancaster County Community Mental Health Center and Hepburn Properties, L.L.C. for lease of apartment number two at OUR Homes/The Heather, located at 2039 "Q" Street in Lincoln, Nebraska, beginning January 1, 2002 and ending December 31, 2002. The County will pay \$2,000 per month for lease of the premises. (C-02-37)

The County Attorney's Office requested that the agreement be held.

6) NEW BUSINESS CONTINUED:

E. A contract between Lancaster County Emergency Management and Schmader Electric Construction Company, Inc. for unit price maintenance and repair of warning sirens for the County. This is a three year contract with an option to renew for an additional three year period. The contract will cover on-going maintenance and repairs of the warning sirens on a time-plus-materials basis and shall not exceed the established limit of \$4,000 per project. (C-02-38)

MOTION: Campbell moved and Hudkins seconded approval of the contract with Schmader Electric Construction Company, Inc.

Doug Ahlberg, Emergency Management Coordinator, reported that Schmader Electric has been performing maintenance and repair on the warning sirens for approximately one year. He indicated the County has gone from 172 failures a year to six failures last year.

ROLL CALL: Workman, Campbell and Hudkins voted aye. Motion carried.

F. An interlocal agreement with the Lower Platte South Natural Resources District (NRD) for preliminary and final engineering and construction of streambank stabilization measures to halt erosion and protect the public road. The stabilization will occur on the Salt Creek levee between Van Dorn Street and Calvert Street along the east and west berms. The County shall pay up to \$7,500 for preliminary engineering. Any further payment shall require the approval of the County Board. (C-02-39)

MOTION: Hudkins moved and Campbell seconded approval of the interlocal agreement with the Lower Platte South Natural Resources District. Hudkins, Workman and Campbell voted aye. Motion carried.

G. An administrative services agreement with Ameritas Life Insurance Corporation to provide administration for the County dental benefit plan, beginning January 1, 2002 and ending January 1, 2004. The County will pay \$4.71 per covered employee per month. (C-02-40)

MOTION: Campbell moved and Hudkins seconded approval of the agreement with Ameritas Life Insurance Corporation. Campbell, Workman and Hudkins voted aye. Motion carried.

6) NEW BUSINESS CONTINUED:

H. Certificates of authority for Wells Fargo Bank authorizing Bob Workman, as Chair of the County Board, and Bruce Medcalf, as the County Clerk, to sign on behalf of the County for transactions on both of its accounts with the bank. (C-02-41)

MOTION: Hudkins moved and Campbell seconded approval. Hudkins, Campbell and Workman voted aye. Motion carried.

I. A program resolution for guardrail, channel improvement and utility relocation for County Structure Number T-109 located at West Sprague Road between South 2nd and Southwest 14th Streets. The estimated costs are \$387,050. (R-02-09)

MOTION: Hudkins moved and Campbell seconded approval of Resolution 02-09. On call Campbell, Hudkins and Workman voted aye. Motion carried.

J. A resolution in the matter of amending the 2002 through 2007 Fiscal One and Six Year Lancaster County Road and Bridge Improvement Program to add Project C55 #48 in the One Year Plan to rock Northwest 84th Street beginning one-half mile south of West Mill Road and ending at West Raymond Road in Lancaster County, Nebraska. (R-02-10)

MOTION: Campbell moved and Hudkins seconded approval of Resolution 02-10. Campbell, Hudkins and Workman voted aye. Motion carried.

K. Change Order Number 5 for construction at the Lancaster County Juvenile Detention Center located at 1200 Radcliff Street which incorporates the following: (C-00-127 CO-02-02)

- ▶ RRF#77 - Adds 12 pairs cat5 4-pair data cables between P26 and M22.
- ▶ RRF#78 - Changes key switch from model to a Securitron MK key switch at 20 locations, EF pod.
- ▶ RRF#79 - Adds fluorescent lighting in Dayrooms J14 and K14.
- ▶ RRF#80 - Adds an astragal at the bottom of the plumbing chase doors in the housing pods.
- ▶ RRF#81 - Removes shower head from eyewash station and cap off in Laundry M5.
- ▶ RRF#82 - Adds additional game lines to the floor in the gymnasium.

6) **NEW BUSINESS CONTINUED:**

MOTION: Campbell moved and Hudkins seconded approval. Campbell, Hudkins and Workman voted aye. Motion carried.

L. Recommendation from the Purchasing Agent and the Lancaster County Extension Office to award a bid to Floors, Inc., in the amount of \$11,773, to furnish and install carpeting for the meeting rooms and lobby area at the Extension Office. (B-02-04)

MOTION: Campbell moved and Hudkins seconded approval. Workman, Hudkins and Campbell voted aye. Motion carried.

M. A political subdivision tort claim filed against the Lancaster County Corrections Department by Larry D. Shannon, in the amount of \$3.55, for lost property.

MOTION: Campbell moved and Hudkins seconded to deny the tort claim filed against Corrections by Larry D. Shannon. Workman, Hudkins and Campbell voted aye. Motion carried.

7) **CONSENT ITEMS:** These are items of business that are routine and which are expected to be adopted without dissent. Any individual item may be removed for special discussion and consideration by a Commissioner or by any member of the public without prior notice. Unless there is an exception, these items will be approved as one with a single vote of the Board of Commissioners. These items are approval of:

A. Receive and Place on File:

1. City of Hickman Financial Statements and Supplementary Data for the year ended September 30, 2001.

B. Setting of a public hearing for Tuesday, February 19, 2002 at 1:30 p.m. in the County Commissioners Chambers, Room 112, on the first floor of the County-City Building regarding a petition from ten percent of the property owners within the Deerhaven Acres Subdivision for formation of a Special Paving Improvement District for the paving of Deerhaven Drive, South 63rd Street, Doe Drive, Doe Circle, Trophy Road and South 60th Street, all located within the Deerhaven Acres Subdivision in Lancaster County, Nebraska.

7) CONSENT ITEMS CONTINUED:

- C. A resolution approving County Final Plat 00024, Ironhorse Acres Addition, to create 12 residential lots (two of which lie within the jurisdiction of the Village of Firth), one outlot for a private roadway and two outlots for open space on property generally located at South 82nd Street and Pella Road in Lancaster County, Nebraska. (R-02-11)
- D. A subdivision agreement with Kirk K. Helmink, Mark B. and Suzanne C. Geist and Bryan D. and Patricia J. Clark for County Final Plat 00024, Ironhorse Acres Addition, on property generally located on the north side of Pella Road, east of South 82nd Street in Lancaster County, Nebraska. (C-02-42)
- E. A right-of-way contract relating to road improvements between the Lancaster County Engineering Department and David Chambers at 6305 West Adams. This is a land donation. (C-02-43)

MOTION: Campbell moved and Hudkins seconded approval of the Consent Items. Workman, Campbell and Hudkins voted aye. Motion carried.

8) ADJOURNMENT:

MOTION: At 2:14 p.m. Campbell moved and Hudkins seconded adjournment of the Board of Commissioners meeting. Workman, Hudkins and Campbell voted aye. Motion carried.

Bruce Medcalf
County Clerk